

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE WESTERN DISTRICT OF PENNSYLVANIA

IN RE:	:	Bankruptcy No. 22-20611-CMB
	:	
Martin J. Wolf (aka M.J. Wolf)	:	Related to Document No. 45
Debtor	:	
	:	
	:	Hearing Date: January 19, 2023
Martin J. Wolf (aka M.J. Wolf)	:	at 1:30 P.M.
Movants	:	Response due: December 27, 2022
	:	
v.	:	
American Express National Bank	:	
Respondent	:	

**ENTERED BY DEFAULT
ORDER ON MOTION FOR AVOIDANCE
OF JUDICIAL LIEN**

AND NOW, to wit, this 29th day of December, 2022, ~~2023~~ on Motion of the Debtor for Avoidance of Judicial Lien it is hereby:

ORDERED, ADJUDGED, AND DECREED that the Judicial Liens of the Respondent, American Express National Bank, docketed at AR-20-001239 in the Court of Common Pleas of Allegheny County in the face amount of \$25,412.15, and the second case docketed at AR-21-000747 in the Court of Common Pleas of Allegheny County in the face amount of \$17,469.70 are hereby avoided pursuant to §522(f)(1)(A) as a lien on the Debtor's real estate located at block and lot #41-F-62 and lot #41-B-343.

IT IS FURTHER ORDERED that the Debtor may record this Order with the Court of Common Pleas of Allegheny County to evidence the fact that the liens of the Respondent, American Express National Bank, are avoided and does not lien or impair their interest in the real estate above.

FILED
12/29/22 3:02 pm
CLERK
U.S. BANKRUPTCY
COURT - WDPA

BY THE COURT

dmk
UNITED STATES BANKRUPTCY JUDGE

In re:
Martin J. Wolf
Debtor

Case No. 22-20611-CMB
Chapter 13

CERTIFICATE OF NOTICE

District/off: 0315-2
Date Rcvd: Dec 29, 2022

User: auto
Form ID: pdf900

Page 1 of 2
Total Noticed: 1

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Dec 31, 2022:

Recip ID	Recipient Name and Address
db	+ Martin J. Wolf, 8110 St. Lawrence Ave., Pittsburgh, PA 15218-1714

TOTAL: 1

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).

NONE

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Dec 31, 2022

Signature: /s/Gustava Winters

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on December 29, 2022 at the address(es) listed below:

Name	Email Address
Brian Nicholas	on behalf of Creditor PNC Bank National Association bnicholas@kmlawgroup.com
Jeffrey R. Hunt	on behalf of Creditor Pittsburgh Water & Sewer Authority jhunt@grblaw.com
Jeffrey R. Hunt	on behalf of Creditor City & School District of Pittsburgh jhunt@grblaw.com
Keri P. Ebeck	on behalf of Creditor Duquesne Light Company kebeck@bernsteinlaw.com jbluemle@bernsteinlaw.com
Matthew M. Brennan	on behalf of Debtor Martin J. Wolf attorneymatthewbrennan@gmail.com
Office of the United States Trustee	ustpreion03.pi.ecf@usdoj.gov

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User: auto

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Date Rcvd: Dec 29, 2022

Form ID: pdf900

Total Noticed: 1

Ronda J. Winnecour

cmecf@chapter13trusteedpa.com

TOTAL: 7